

Neighborhood Notification
Open House Information
Citizen Comments
Affidavit of Posting
Site Sign
Legal Protest



Affidavit of Posting

Required: Signed, Notarized originals.

Recommended: E-mail copy to your project coordinator.

☐ Project Under Consideration Sign (White)

☒ Public Hearing Notice Sign (Red)

Case Number: 7-ZN-2015#2

Project Name: _____

Location: 4419 N Scottsdale Rd Ste 101

Site Posting Date: August 2nd, 2019

Applicant Name: Withey Morris, PLC

Sign Company Name: Dynamite Signs

Phone Number: 480-585-3031

I confirm that the site has been posted as indicated by the Project Manager for the case as listed above.

[Signature]

Applicant Signature

8/2/19

Date

Return completed original notarized affidavit AND pictures to the Current Planning Office no later than 14 days after your application submittal.

Acknowledged before me this the 2nd day of August 2019



Marybeth Conrad
Notary Public

My commission expires: 10-25-20

City of Scottsdale -- Current Planning Division

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone: 480-312-7000 • Fax: 480-312-7088

CITY OF SCOTTSDALE City of Scottsdale PUBLIC NOTICE scan, snap, save

ZONING/PUBLIC HEARING

CITY HALL: 3939 North Drinkwater Boulevard
PLANNING COMMISSION: 5:00 P.M., 7/10/2019
CITY COUNCIL: 5:00 P.M., 8/27/2019

REQUEST: Request by owner for approval of a Zoning District Map Amendment from Downtown/Downtown Multiple Use Type-2, Planned Block Development, Downtown Overlay (D/DMU-2, PBD, DO) to Downtown/Downtown Multiple Use Type-3, Planned Block Development, Downtown Overlay (D/DMU-3, PBD, DO) zoning and amending the existing Development Plan (7-ZN-2015) and proposing a building height of approximately 150 feet, on a 2.5-acre site located at 4419 N. Scottsdale Road.

CASE NUMBER: 7-ZN-2015#2
 Posting Date: 6/24/19

Project Location: 4419 N Scottsdale Rd Ste 101
 Applicant/Contact:
 Withey Morris, PLC
 602-230-0600
 George@withey-morris.com

City Contact:
 Bryan Cluff
 480-312-2258
 bcluff@scottsdaleaz.gov

Case File Available at City of Scottsdale 480-312-7000
 Project information may be researched at: <https://eservices.scottsdaleaz.gov/bldgresources/cases>
 -Penalty for removing or defacing sign prior to date of last hearing -Applicant Responsible for Sign Removal

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 Posting Date: 6/24/19

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 Applicant/Contact:
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 Posting Date: 6/24/19

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July 9, 2018

Re: 4419 N. Scottsdale Rd – Project Under Consideration - Case No. 475-PA-2018

Dear Property Owner / Neighbor

Our office represents Stockdale Capital ("Stockdale") with regard to the roughly 2.3-acre property located at 4419 N. Scottsdale Road at the southeast corner of Scottsdale Road and Shoeman Lane (the "Property"). See attached aerial map for reference. You may recall receiving previous correspondence from our office regarding this Property and plans to develop the site with a Class-A, multi-story office building with ground floor retail and an associated parking garage. That proposal was approved by the Scottsdale City Council in 2016. The purpose of this letter is to inform you that Stockdale still intends to build this exciting project and will be requesting some modifications to the previous approvals.

The current site, as you probably know, is greatly underutilized for such a downtown location and consists of a surface parking and a small, 2-story office building. The Property is currently zoned Downtown / Downtown Multiple Use Type-2, Planned Block Development, Downtown Overlay (D/DMU-2, PBD, DO). This zoning designation will not change, nor will the proposed mix of uses for the project. The 2016, approval was for a roughly 100-foot tall, +200,000 square foot building. The amendment to the approval simply adds two additional floors of office space, bringing the building to roughly 120-feet tall and roughly 270,000 square feet. The remainder of the project is virtually unchanged and the project will still meet the City's zoning ordinance requirements for parking.

In order to discuss this application and any questions you may have, we have scheduled an open house as follows: Monday, July 23, 2018 from 6:00-7:00pm, at the W Hotel – Great Room, 7277 East Camelback Road in Scottsdale. Feel free to stop by at any time. If this date and time are not convenient, we would be happy to speak with you individually. Please feel free to contact me at 602.230.0600 or George@WitheyMorris.com. Additionally, any questions and/or comments can be directed to the City's Project Coordinator Bryan Cluff at 480.312.2258 or BCluff@ScottsdaleAZ.gov.

In the future, you should be receiving notification postcards from the City regarding the case and its schedule for public hearings by the Planning Commission and City Council. Information can also be found on the City's website at: <https://eservices.scottsdaleaz.gov/bldgresources/preapp/search>. Thank you for your courtesy and consideration.

Very truly yours,

WITHEY MORRIS P.L.C.

By 
George Pasquel III

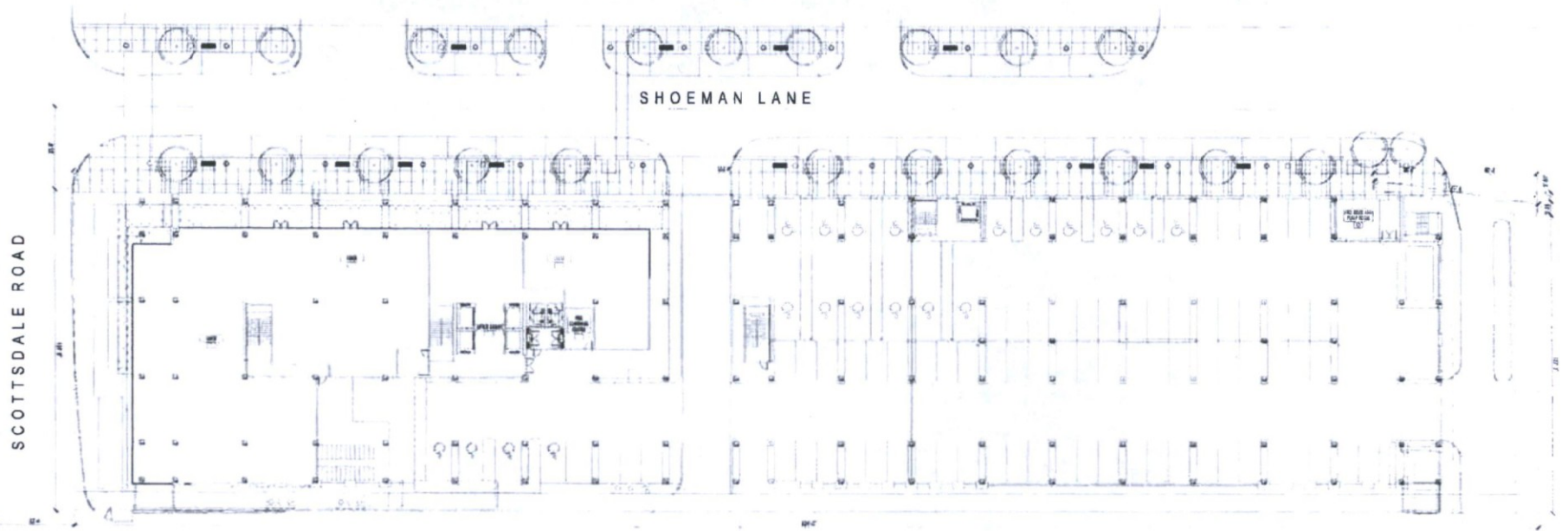
Attachment: Aerial, Site Plan

Aerial Map



Marquee





MARQUEE - Scottsdale, Arizona



LOT DIMENSIONS PLAN
12/12/10 - 07/01/2018

DAVIS

Early Notification of Project Under Consideration

Neighborhood Open House Meeting:

Date: Monday, July 23, 2018
Time: 6:00 P.M. - 7:00P.M.
Location: W Hotel - 7277 E Camelback Road
Scottsdale, 85251 (Great Room)

Site Address: 4419 N. Scottsdale Road, Scottsdale AZ 85251

Project Overview:

- Description of Request: Modification of existing Development Plan to include GFAR up to 2.5 and height up to 121 ft.:
- Description of Project: +/- 278,000 sqft office building with associated parking garage and ground floor retail
- Site Acreage: +/-1.96 net
- Site Zoning: D/DMU-2, PBD, DO with Amended Development Standards

Applicant Contact:

George Pasquel III
602-230-0600
George@WitheyMorris.com

City Contact:

Bryan Cluff 480-312-2258
Bcluff@scottsdaleAZ.gov

Pre-Application #: 7-ZN-2015#2 Available at City of Scottsdale: 480-312-7000

Project information may be researched at:

Posting Date: 7/6/18

<https://eservices.scottsdaleaz.gov/bldgresources/Preapp/Search>

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7/6/18 09:09:46

Early Notification of Project Under Consideration

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Applicant Contact:

George Pasquel III
602-230-0600
George@WitheyMorris.com

City Contact:

Bryan Cluff 480-312-2258
Bcluff@scottsdaleAZ.gov

Pre-Application #: 7-ZN-2015#2 Available at City of Scottsdale: 480-312-7000

Project information may be researched at:

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7/6/18 09:29:56



Affidavit of Posting

Required: Signed, Notarized originals.

Recommended: E-mail copy to your project coordinator.



☒ Project Under Consideration Sign (White)



☐ Public Hearing Notice Sign (Red)

Case Number: 7-ZN-2015#2

Project Name: _____

Location: 4419 N Scottsdale Rd

Site Posting Date: July 6, 2018

Applicant Name: George Pasquel III

Sign Company Name: Dynamite Signs

Phone Number: 480-585-3031

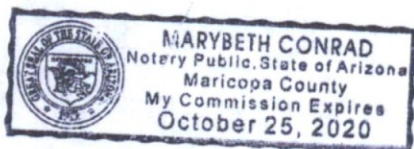
I confirm that the site has been posted as indicated by the Project Manager for the case as listed above.

Meghan Higgett
Applicant Signature

7/6/18
Date

Return completed original notarized affidavit AND pictures to the Current Planning Office no later than 14 days after your application submittal.

Acknowledged before me this the 6th day of July 2018



Marybeth Conrad
Notary Public

My commission expires: 10-25-20

City of Scottsdale -- Current Planning Division

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone: 480-312-7000 • Fax: 480-312-7088

JENNIFER L JAMES FAMILY TRUST
REVOCABLE
7345 E SHOEMAN LN
SCOTTSDALE, AZ 85251

4422 CIVIC CENTER LLC
4414 N CIVIC CENTER PLZ
SCOTTSDALE, AZ 85251

6TH AVENUE ESTATE LLC
7961 E VIZ BONITA
SCOTTSDALE, AZ 85258

7277 SCOTTSDALE RESIDENCES LLC
2800 N 44TH ST STE 150
PHOENIX, AZ 85008

7355 E SHOEMAN LANE LLC
1210 E NORTHSORE DR
TEMPE, AZ 85283

ADAMS JEFF
1389 GREEN OAKS DR
GREENWOOD VILLAGE, CO 80121

AN RICK S/EUN M
7181 E CAMELBACK RD UNIT 705-1
SCOTTSDALE, AZ 85251

ARIZONA SPORTS FOUNDATION
7135 E CAMELBACK RD STE 290
SCOTTSDALE, AZ 85251

BAKO ELIZABETH/ROBERT/ROMEL
7175 E CAMELBACK RD UNIT 403-2
SCOTTSDALE, AZ 85251

BERGFELDT INVESTMENTS LLC
4531 N 75TH WY
SCOTTSDALE, AZ 85251

4282 N DRINKWATER BLVD LLC
5100 POLULAR AVE SUITE 2114
MEMPHIS, TN 38137

4430 CIVIC CENTER LLC
4414 N CIVIC CENTER PLAZA NO 100
SCOTTSDALE, AZ 85251

7154 STETSON LLC
7154 E STETSON DR SUITE 300
SCOTTSDALE, AZ 85251

7317 E 6TH AVE LLC
1877 E MCNAIR DR
TEMPE, AZ 85283

807 SW LLC
7070 E FOOTHILL DR
PARADISE VALLEY, AZ 85253

AK CAPITAL SERIES LLC
4204 BELLAIRE BLVD
HOUSTON, TX 77025

APOSTOLOU LOUIS
8151 LAKE RIDGE DR
BURR RIDGE, IL 60527

AVANZINI FAMILY TRUST
7175 E CAMELBACK RD UNIT 802-2
SCOTTSDALE, AZ 85251

BALJJ HOLDINGS I LLC
5104 E CALLE DEL MEDIO
PHOENIX, AZ 85018

BERNICK JOEL S/ELAINE C TR
7181 E CAMELBACK 610-1
SCOTTSDALE, AZ 85251

4414 CIVIC CENTER LLC
4414 N CIVIC CENTER PLZ STE 100
SCOTTSDALE, AZ 85251

5TH AVENUE SCOTTSDALE LLC
7151 E 6TH AVE
SCOTTSDALE, AZ 85251

7277 SCOTTSDALE HOTEL LLC
7277 E SCOTTSDALE RD
SCOTTSDALE, AZ 85251

7323 E SHOEMAN LLC
6501 E LOST DUTCHMAN DR
PARADISE VALLEY, AZ 85253

AC2 WATERFRONT LLC
4121 HIGH RIDGE
ANN ARBOR, MI 48105

AL BROTHERS FAMILY TRUST
7175 E CAMELBACK RD UNIT 1104
SCOTTSDALE, AZ 85251

ARFIN DAVID S
7181 E CAMELBACK RD UNIT 508
SCOTTSDALE, AZ 85251

AVB DEVELOPMENT PARTNERS II LLC
6991 E CAMELBACK RD STE D-205
SCOTTSDALE, AZ 85251

BARNHART FAMILY REVOCABLE TRUST
7181 E CAMELBACK RD UNIT 1303
SCOTTSDALE, AZ 85251

BILDRS REVOCABLE LIVING TRUST
4745 N SCOTTSDALE RD UNIT D1009
SCOTTSDALE, AZ 85251

BITTO GEORGE G/NANCY L
7175 E CAMELBACK RD UNIT 609
SCOTTSDALE, AZ 85251

BLJ'S PROPERTIES LTD PARTNERSHIP
2244 W MCDOWELL RD
PHOENIX, AZ 85009

BOARD FREDERICK Z TR
7353 E 6TH AVE
SCOTTSDALE, AZ 85251

BORGMAN DEAN/KAREN TR
401 S DECISION PNE
PAYSON, AZ 85541

BRENDA STEWART TRUST
6809 E DOUBLETREE RANCH RD
PARADISE VALLEY, AZ 85253

BROADSTONE STETSON LLC
6340 3000 E.
COTTONWOOD HEIGHTS, UT 84121

BROWN AVE LLC
357 ALTA AVE
ASHLAND, OR 97520

BROWN BRUCE R/CAROL
7181 E CAMELBACK RD UNIT 205-1
SCOTTSDALE, AZ 85251

BROWN JOHN G/LESLIE D
7175 E CAMELBACK RD UNIT 1202
SCOTTSDALE, AZ 85251

BRUCE J ETKIN REVOCABLE LIVING
TRUST
7181 E CAMELBACK RD
SCOTTSDALE, AZ 85251
CAMELBACK 807 LLC
14850 N SCOTTSDALE RD SUITE 500
SCOTTSDALE, AZ 85254

BRUGGEMAN DAVID M/STEPHANIE L
TR
7175 E CAMELBACK NO 1107 2
SCOTTSDALE, AZ 85251
CANAL VIEW OFFICE LLC
6831 E 5TH AVE
SCOTTSDALE, AZ 85253

C F WATERFRONT INVESTMENTS LLC
5100 POPLAR AVE STE 2114
MEMPHIS, TN 38137
CANYON PROPERTIES
5445 E CALLE CAMELIA
PHOENIX, AZ 85018

CARBONELL EVAN
5844 SUNDALE RD
EL PASO, TX 79912

CARLI FAMILY TRUST
8431 E STELLA LN
SCOTTSDALE, AZ 85253

CAROL TANDY SCOTTSDALE TRUST
7228 S EVANSTON AVE
TULSA, OK 74136

CARR GEORGE
7181 E CAMELBACK RD NO 106
SCOTTSDALE, AZ 85251

CARRINGTON WATERFRONT INC
4075 106 ST NW STE 300
EDMONTON, AB T6J7H3

CARTWRIGHT ANN TR
4255 N BROWN AVE
SCOTTSDALE, AZ 85251

CASSIDY DAVID B
4356 N CIVIC CENTER PLAZA
SCOTTSDALE, AZ 85251

CASTILLA VINICIO/SAMANTHA
7680 POLO RIDGE DR
LITTLETON, CO 80128

CATTANEO JOSEPH C
4530 E SHEA BLVD SUITE 100
PHOENIX, AZ 85028

CAVANAUGH GEORGE D/MARY KAY
2470 COUNTRY CLUB LOOP
WESTMINSTER, CO 80234

CF WATERFRONT INVESTMENTS LLC
5100 POPLAR AVE #2114
MEMPHIS, TN 38137

CHARTER XL LLC
6019 E MARIPOSA ST
SCOTTSDALE, AZ 85251

CHLOE BERNARD HOLDINGS LLLP
7175 E CAMELBACK RD UNIT 705
SCOTTSDALE, AZ 85251

CHO LILY HUNG TR
7181 E CAMELBACK RD 202-1
SCOTTSDALE, AZ 85251

CIVIC CENTER OFFICES LLC
4400 N CIVIV CENTER PLAZA
SCOTTSDALE, AZ 85251

COLOMBO ANDREW G/MARIBETH T
4007 W 112TH ST
LEAWOOD, KS 66211

CUOMO CONSOLINI VICTORIA
8201 N RIDGEVIEW DR
PARADISE VALLEY, AZ 85253

DEENA ESTELLE ALPER QUALIFIED
PERSONAL RESIDE
7181 E CAMELBACK RD UNIT 805
SCOTTSDALE, AZ 85251

DENNIS GARY
400 S MERIDIAN NO E3
PUYALLUP, WA 98371

DIAZ JUAN CARLOS
PIRINEOS 18 LOS ALTOS
HERMOSILLO, SONORA 83010

DONALD W MADL AND CAROLYN M
MADL TRUST
7175 E CAMELBACK RD UNT 606-2
SCOTTSDALE, AZ 85251

ELLIOTT D POLLACK QUALIFIED
PERSONAL RESIDENC
7575 E CAMELBACK RD UNIT 1032-2
SCOTTSDALE, AZ 85251

EMERALD EQUITIES LLC
4501 N SCOTTSDALE RD SUITE 201
SCOTTSDALE, AZ 85251

EQUITY PARTNERS GROUP LLC
4501 N SCOTTSDALE RD UNIT 201
SCOTTSDALE, AZ 85251

EQUITY PARTNERS GROUP LLC
4501 N SCOTTSDALE STE 201
SCOTTSDALE, AZ 85251

COSIC ZORAN/PETAR/DUSANKA
7181 E CAMELBACK RD UNIT 402-1
SCOTTSDALE, AZ 85251

D K C VENTURES LLC
4260 N BROWN AVE
SCOTTSDALE, AZ 85251

DENCAM LIVING TRUST
4400 N SCOTTSDALE RD SUITE 9 PMB
715
SCOTTSDALE, AZ 85251

DENNIS GEORGE J
7181 E CAMELBACK RD UNIT 505
SCOTTSDALE, AZ 85251

DIMARO FAMILY TRUST
CALLE DEL VIVERO NO 8 COLONIA
LOMAS ALTA
HERMOSILLO SONORA 83159

DONINGTON CORPORATION
5900 N GRANITE REEF RD SUITE 100
SCOTTSDALE, AZ 85250

EMERALD EQUITIES L L C
4501 N SCOTTSDALE RD STE 201
SCOTTSDALE, AZ 85251

EQUITY PARTNERS GROUP L L C
4501 N SCOTTSDALE RD STE 201
SCOTTSDALE, AZ 85251

EQUITY PARTNERS GROUP LLC
4501 N SCOTTSDALE RD STE 201
SCOTTSDALE, AZ 85251

FAHRENHOLTZ JAMES/GINA
PO BOX 1602
EAGLE, CO 81631

CRANE CARTER M TR
7140 N CLEARWATER PKWY
PARADISE VALLEY, AZ 85253

DC WALLACE LR TRUST
PO BOX 21000
CHEYENNE, WY 82003

DENISE R MCGEE TR/WILLIAM M
MCGEE QTIP MAR TR
7175 E CAMELBACK RD UNIT 801
SCOTTSDALE, AZ 85251

DI VITO JOSEPH A JR TR
7181 E CAMELBACK RD UNIT 406-1
SCOTTSDALE, AZ 85251

DJORDJEVIC ZHORAN/DOBRILA
7181 E CAMELBACK RD SUITE 907
SCOTTSDALE, AZ 85251

EBEL PROPERTIES AZ LLC
30 W 315 CALUMET AVE
WARRENVILLE, IL 60555

EMERALD EQUITIES LLC
4501 N SCOTTSDALE RD STE 201
SCOTTSDALE, AZ 85251

EQUITY PARTNERS GROUP LLC
4501 N SCOTTSDALE RD
SCOTTSDALE, AZ 85251

EQUITY PARTNERS GROUP LLC
2800 N 44TH ST STE 150
PHOENIX, AZ 85008

FAIN BARRY W/SCOTTSDALE REALTY
INVESTORS INC
7134 E STETSON DR STE 400
SCOTTSDALE, AZ 85251

FAST TRACK LLC
4330 N CIVIC CENTER PLAZA STE 100
SCOTTSDALE, AZ 85251

FIRESTONE THEODORE P
7175 E CAMELBACK RD UNIT 805
SCOTTSDALE, AZ 85251

FRANZ ROBERT A
7181 E CAMELBACK RD UNIT 403-1
SCOTTSDALE, AZ 85251

G CHARLES PROPERTIES LLC
6438 N 27TH ST
PHOENIX, AZ 85016

GENTILE RICHARD B/SHARON C TR
7175 E CAMELBACK RD UNIT 706-2
SCOTTSDALE, AZ 85251

GLUCK GARY S/MAGNOLIA
3 ASHLAND TER
CHESTER, NJ 7930

GREEN GEORGE A/LIN DIANA L
7181 E CAMELBACK RD NO 906
SCOTTSDALE, AZ 85251

HAMAED RAEF/LANDUCSEVA ELENA
7181 E CAMELBACK RD UNIT 1002
SCOTTSDALE, AZ 85251

HARMS DEBORA L/IRWIN T
PO BOX 91868
ALBUQUERQUE, NM 87199

HELLWINKEL HOWARD
44 FINCH RD
NORTH SALEM, NY 10560

FAY BRAD/LISA
547 S 7TH ST SUITE 993
BISMARCK, ND 58504

FIRST CHURCH OF CHRIST SCIENTIST
SCOTTSD
6427 E INDIAN SCHOOL RD
SCOTTSDALE, AZ 85251
FREDERICK Z BOARD TR
7353 E 6TH AVE
SCOTTSDALE, AZ 85251

GARDNER WILLIAM
900 CAMINO VISTA RIO
BERNALLIO, NM 87004

GGB PARTNERS LLC
4342 N CIVIC CENTER PLAZA
SCOTTSDALE, AZ 85251

GONZALEZ JIMMIE/LINDA M TR
787 OCEAN AVE APT 509
LONG BRANCH, NJ 7740

GRIFFIN JOHN C
7175 E CAMELBACK RD NO 701-2
SCOTTSDALE, AZ 85251

HAMILTON/JJ ASSOCIATES LP
28305 VISTA DEL VALLE
HEMET, CA 92544

HAWKINS GARY R/R GAIL
199 N CAPITOL BLVD STE 802
BOISE, ID 83702

HERBERGER COMMUNITY PROPERTY
TRUST
7181 E CAMELBACK RD UNIT 1004
SCOTTSDALE, AZ 85251

FERNANDES NEIL
7175 E CAMELBACK RD UNIT 903
SCOTTSDALE, AZ 85251

FLOYD INVESTMENTS LIMITED
PARTNERSHIP
6939 E 5TH AVE
SCOTTSDALE, AZ 85251
FURUYA CLARENECE O TR
2875 S KING ST
HONOLULU, HI 96826

GENTILE LIVING TRUST
7175 E CAMELBACK RD UNIT 706
SCOTTSDALE, AZ 85251

GIEK THOMAS F/JOSEPHINE A
14548 E CALEY AVE
AURORA, CO 80016

GRANUM ROBERT
PO BOX 2460
SARATOGA, CA 95070

GUIRAGOSSIAN MAGGIE
7175 E CAMELBACK R UNIT 603-2
SCOTTSDALE, AZ 85251

HARAHAN MEIGHAN
7175 E CAMELBACK RD UNIT 308
SCOTTSDALE, AZ 85251

HELEN MCCROSSAN REVOCABLE TRUST
PO BOX 1240
MAPLE GROVE, MN 55311

HERBERGER JUDD ROBERT/BILLIE JO TR
10881 N SCOTTSDALE RD STE 200
SCOTTSDALE, AZ 85254

HERMOSA INN RESTAURANT L L C ETAL
7134 E STETSON DRIVE FL 4
SCOTTSDALE, AZ 85251

HOFFMAN LEONARD M/STEPHIE
3500 E LINCOLN DR
PHOENIX, AZ 85018

HUDYE GROUP L P
7135 E CAMELBACK RD SUITE 320
SCOTTSDALE, AZ 85251

INMOBILAIRA MADIQUI SOCIEDAD ANONIMA
DE CAPIT
ENRIQUE MAZON LOPEZ 628 CAFE COMBATE II
HERMOSILLO 83165

JAMES L ZIEGLER REVOCABLE TRUST
21 SCOTTSDALE DR
WITCHA, KS 67230

JEANNE RENEE MCVEY TR/DENNIS P
HOGAN REV TR
13516 PAUL CIR
OMAHA, NE 68154

JILLMARY LLC
5050 N 40TH ST #100
PHOENIX, AZ 85018

JOSEPH J BINSFELD FAMILY TRUST
7181 E CAMELBACK RD NO 702
SCOTTSDALE, AZ 85251

JULIE A BURNETT TRUST
5411 E HONDA BOW RD
CAVE CREEK, AZ 85331

KELLER WARD E/CAROLYN A TR
7175 E CAMELBACK RD 1005
SCOTTSDALE, AZ 85251

HERMOSA INN RESTAURANT LLC/ETAL
7134 E STETSON DR NO 400
SCOTTSDALE, AZ 85251

HOWARD FAMILY TRUST
7175 E CAMELBACK RD UNIT 409
SCOTTSDALE, AZ 85251

HUDYE GROUP LP
7135 E CAMELBACK RD SUITE 320
SCOTTSDALE, AZ 85251

JAGDISH AND SANTOSH MALHOTRA
REV LIVING TRUST
7175 E CAMELBACK RD UNIT 610-2
SCOTTSDALE, AZ 85251

JAMES P AND KATHLEEN R DONSKEY
REV TRUST
7175 E CAMELBACK RD UNIT 1103
SCOTTSDALE, AZ 85251

JEFFREY AND JUDITH WEISS FAMILY
TRUST
7181 E CAMELBACK RD
SCOTTSDALE, AZ 85251

JOHN C BRONSON & ANN M BRONSON
REV LIV TRUST
15408 MAIN ST #405
MILL CREEK, WA 98012

JSY II LLC
559 W 500 SOUTH
BOUNTIFUL, UT 84010

KCAJ LLC
4045 S NONCHALANT CIR
COLORADO SPRINGS, CO 80917

KELMAR LLC
7150 E 5TH AVE
SCOTTSDALE, AZ 85251

HILLSIDE PARTNERS LLLP
7135 E CAMELBACK RD SUITE 260
SCOTTSDALE, AZ 85251

HUDYE FALLON RAE
7135 E CAMELBACK RD SUITE 230
SCOTTSDALE, AZ 85251

HUDYE GROUP LP
7135 E CAMELBACK RD STE 230
SCOTTSDALE, AZ 85251

JAMES AND SHAREN BRANSCOME
TRUST
7175 E CAMELBACK RD UNIT 1006
SCOTTSDALE, AZ 85251

JAMIE J GMACH REVOCABLE TRUST
100 3RD AVE SOUTH UNIT 1502
MINNEAPOLIS, MN 55401

JEFFREY S WILLIAMS REVOCABLE
TRUST
861 MAXIMILIAN CT
CHELSEA, MI 48118

JOHN D ADAMS JR FAMILY TRUST
3476 WINDSOR CT
COSTA MESA, CA 92626

JULIA PROPERTIES LLC
4440 N SADDLEBAG TRL
SCOTTSDALE, AZ 85251

KEATING SECURITIES LLC
1980 MOUNTAIN BLVD NO 202
OAKLAND, CA 94611

KHYA PROPERTIES LLC
PO BOX 471113
CHARLOTTE, NC 28247

KILBURG DOROTHY TR
7175 E CAMELBACK RD NO 1007-2
SCOTTSDALE, AZ 85251

KNAPPENBERGER STEVEN TR
2425 E CAMELBACK RD STE 1155
PHOENIX, AZ 85016

L&D MUSTANG LLLP
5449 E MARIPOSA ST
PHOENIX, AZ 85018

LEAHY CHARLES P/BARBARA J TR
7175 E CAMELBACK UNIT 508-2
SCOTTSDALE, AZ 85251

LINDA J GORMAN TRUST
7181 E CAMELBACK RD UNIT 806
SCOTTSDALE, AZ 85251

LMS 96 L L C
7340 E INDIAN PLAZA
SCOTTSDALE, AZ 85251

LVJV LLC
7324 E 6TH AVE
SCOTTSDALE, AZ 85251

MADERIA PATRICK SR/CAROLE
7181 E CAMELBACK RD UNIT 301
SCOTTSDALE, AZ 85251

MARK A PRYGOCKI SR FAMILY TRUST
9820 E THOMPSON PEAK PKWY NO
836
SCOTTSDALE, AZ 85255

MARTHA S MARTIN FAMILY TRUST
1302 E TREASURE COVE DR
GILBERT, AZ 85234

KIM-PHUNG D PHAM REVOCABLE
LIVING TRUST
7175 E CAMELBACK RD UNIT 302-2
SCOTTSDALE, AZ 85251

KUBAT GEORGE J
4949 S 30TH ST
OMAHA, NE 68107

LABBAN BRENDON J
7181 E CAMELBACK RD NO 206
SCOTTSDALE, AZ 85251

LESVOY JOSHUA
7181 E CAMELBACK RD UNIT 405
SCOTTSDALE, AZ 85251

LISID REALTY HOLDINGS LLC
7175 E CAMELBACK RD UNIT 804-2
SCOTTSDALE, AZ 85251

LNM PROPERTIES INC
4636 N 32ND ST
PHOENIX, AZ 85018

MACLELLAN STEVE
7181 E CMALEBACK RD UNIT 703
SCOTTSDALE, AZ 85251

MALLIK KRISHNA
7181 E CAMELBACK RD UNIT 303
SCOTTSDALE, AZ 85251

MARK F IRGENS 2012 TRUST
2565 N 90TH ST
WAUWATOSA, WI 53226

MASTRO PROPERTIES LLC
16441 N 90TH ST STE 200
SCOTTSDALE, AZ 85260

KIPNES DIANNE TR
10508 82 AVE STE 400
EDMONTON, AB T6E2A4

KUDO MASA/YOKO
11124 E DEL TIMBRE DR
SCOTTSDALE, AZ 85259

LAWRENCE W DESANTO TRUST
7175 E CAMELBACK RD UNIT 605
SCOTTSDALE, AZ 85251

LIKEY COM LLC
5520 N 79TH PL
SCOTTSDALE, AZ 85250

LISKAMM PROPERTIES LLC
7181 E CAMELBACK RD 108-1
SCOTTSDALE, AZ 85251

LNM PROPERTIES INC
4368 N CIVIC CENTER PLAZA STE 201
SCOTTSDALE, AZ 85251

MADERIA PATRICK F III/PATRICK F
SR/CAROLE M
3740 E LA SALLE
PHOENIX, AZ 85040

MARITAL TRUST
7175 E CAMELBACK RD UNIT 501
SCOTTSDALE, AZ 85251

MARSH JAMES E/DEBRA W TR
5525 N CAMINO DEL CONTENTO
PARADISE VALLEY, AZ 85253

MAX PROPERTIES LLC
4327 N SCOTTSDALE RD
SCOTTSDALE, AZ 85252

MCCONNELL STEPHEN A/CATHARINE
7175 E CAMELBACK RD UNIT 506-02
SCOTTSDALE, AZ 85251

MCDOWELL CAMELBACK INVESTORS
PARTNERHIP
P O BOX 8050
SCOTTSDALE, AZ 85252

MICHAEL & MARSHA ALONI FAMILY
LIVING TRUST
7175 E CAMELBACK RD UNIT 505-2
SCOTTSDALE, AZ 85251

MILANO INVESTMENTS LLC
7039 E MCDONALD DR
PARADISE VALLEY, AZ 85253

MONK BRADLEY J
7175 E CAMELBACK RD UNIT 1105
SCOTTSDALE, AZ 85251

MORELAND BRANDON/W DOUGLAS
7175 E CAMELBACK RD UNIT 401-2
SCOTTSDALE, AZ 85251

NAKRA APRAJITA
2915 E BASELINE RD SUITE 103
GILBERT, AZ 85234

NOVARRO NOEL/JILL
7175 E CAMELBACK RD UNIT 303-2
SCOTTSDALE, AZ 85251

OCEANET INTERNATIONAL LTD
1861 BEACH AVE
VANCOUVER, BC V6G 1Z1

ORTALE WILLIAM PATRICK III
7 WENTWORTH PL
BRENTWOOD, TN 37027

MCCONNELL STEPHEN A/CATHERINE
7175 E CAMELBACK RD UNIT 507-2
SCOTTSDALE, AZ 85251

MCELVANY CHARLES/HOLLI TR
19790 COPA DE ORA AVE
LOS BANOS, CA 93635

MICHAEL D VETRANO LIVING
TRUST/APRATI MICHAEL
7175 E CAMELBACK RD UNIT 1204
SCOTTSDALE, AZ 85251

MIND YA OWN BEES WAX TRUST
7181 E CAMELBACK RD UNIT 510
SCOTTSDALE, AZ 85251

MONROE PARTNERSHIP LTD
7175 E CAMELBACK RD
SCOTTSDALE, AZ 85251

MOSCHNIK CLIFTON
6460 E ARROYO VERDE DR
PARADISE VALLEY, AZ 85253

NICHOLS R D
5303 E SAN MIGUEL AVE
PARADISE VALLEY, AZ 85253

OBER EDWARD/GAIL TR
7175 E CAMELBACK RD NO 301
SCOTTSDALE, AZ 85251

OLD TOWN TOWNHOMES LLC
3555 5TH AVE NO 100
SAN DIEGO, CA 92103

PACIFIC STETSON LLC
2201 E CAMELBACK RD SUITE 650
PHOENIX, AZ 85016

MCCONNELL STEPHEN/CATHERINE
7175 E CAMELBACK RD UNIT 201-2
SCOTTSDALE, AZ 85251

METZGER THOMAS F/EILEEN V
7181 E CAMELBACK RD UNIT 203
SCOTTSDALE, AZ 85251

MICHELLE M VETRANO LIVING TRUST
7175 E CAMELBACK RD UNIT 1204
SCOTTSDALE, AZ 85251

MIRALLEGRO CONCETTA
2639 W GRAND AVE
CHICAGO, IL 60612

MOON JOHN
2393 HG MOSLEY PKWY SUITE 100
BUILDING 4
LONGVIEW, TX 75604

MOTHER-IN-LAW SUITE LLC
7505 E 6TH AVE STE 100
SCOTTSDALE, AZ 85012

NICHOLS ROSCOE
5303 E SAN MIGUEL AVE
PARADISE VALLEY, AZ 85253

OBRIEN PATRICK/ELIZABETH
425 SHERIDAN RD
RACINE, WI 53403

ON SIXTH LLC
7325 E SIXTH AVE
SCOTTSDALE, AZ 85251

PALMER PETER JOHN/SARAH MAURER
TR
7181 E CAMELBACK RD UNIT 410
SCOTTSDALE, AZ 85251

PARK MINHUI/TAPPAN ROSS A
7181 E CAMELBACK UNIT 305-1
SCOTTSDALE, AZ 85251

PAUL F FISCHER REVOCABLE TRUST
309 S COOK ST
BARRINGTON, IL 60010

PETRILLO ANNETTE TR
1169 E CLOVEFIELD ST
GILBERT, AZ 85298

PONTON ROBERTO JOSE
CALVO/MARTINEZ SONIA L A
PO BOX 3721
EL PASO, TX 79923

REZNIK SURVIVORS TRUST
7181 E CAMELBACK RD UNIT 309
SCOTTSDALE, AZ 85251

RLH TRUST I
7181 E CAMELBACK RD
SCOTTSDALE, AZ 85251

SACRA HOLDINGS LLC
7181 E CAMELBACK RD UNIT 407-1
SCOTTSDALE, AZ 85251

SANCHEZ ROBERT/MELISSA
PO BOX 1026
ALCALDE, NM 87511

SCHLEICH THOMAS G/CHRISTINE A
8525 EXECUTIVE WOODS DR
LINCOLN, NE 68512

SCOTTSDALE CANAL HOLDINGS LLC
4501 N SCOTTSDALE RD STE 201
SCOTTSDALE, AZ 85251

PATRICIA A FRONDORF REVOCABLE
TRUST
3590 COUNTRY WALK
CINCINNATI, OH 45248

PEARSON HAMPTON
1053 PAPERMILL COURTS NW
WASHINGTON, DC 20007

PLANETA PROPERTIES LIMITED
PARTNERSHIP ETAL
P O BOX 8050
SCOTTSDALE, AZ 85252

PYLMAN MICHAEL B TR
5820 E EXETER BLVD
PHOENIX, AZ 85018

RIVERA FAMILY RESTAURANT LLC
815 J ST SUITE 202
SAN DIEGO, CA 92101

ROSE CAPITAL GROUP LLC
7144 E STETSON DR NO C300
SCOTTSDALE, AZ 85251

SACRA STEPHEN M/WENDY
7175 E CAMELBACK RD UNIT 905-2
SCOTTSDALE, AZ 85251

SARACEN LIMITED PARTNERSHIP
4440 N CIVIC CENTER PLAZA
SCOTTSDALE, AZ 85251

SCHUMACHER LON S/DAWNI L
2550 S COLUMBINE ST
DENVER, CO 80210

SCOTTSDALE CANAL HOLDINGS LLC
4343 N SCOTTSDALE RD STE 180
SCOTTSDALE, AZ 85251

PAUL E RUBELI AND MAUREEN M
RUBELI REVOCABLE
7181 E CAMELBACK RD 1202
SCOTTSDALE, AZ 85251

PERRO BLANCO HOLDINGS LLC
1725 BROWN ST
EL PASO, TX 79902

POLL MAX/JUDITH R TR
7181 E CAMELBACK RD UNIT 1106
SCOTTSDALE, AZ 85251

RBB PROPERTIES 2 LLC
7114 E STETSON DR NO 400
SCOTTSDALE, AZ 85251

RKJC LP
7234 E SHOEMAN LN
SCOTTSDALE, AZ 85251

ROSEBUD OMEGA LLC
30 BURNING TREE DR
NOVATO, CA 94949

SALT RIVER PROJECT AG IMP & POWER
DIST
1521 PROJECT DR
TEMPE, AZ 85281

SCHAD THAD W/VALERIE L
PO BOX 222872
CARMEL, CA 93922

SCOTT CAPITAL MANAGEMENT INC
7181 E CAMELBACK RD UNIT 704
SCOTTSDALE, AZ 85251

SCOTTSDALE CITY
3939 CIVIC CENTER BLVD
SCOTTSDALE, AZ 85251

SCOTTSDALE CITY OF
7447 E INDIAN SCHOOL RD STE 205
SCOTTSDALE, AZ 85251

SCOTTSDALE CITY OF
BLVD
SCOTTSDALE, AZ 85251

SCOTTSDALE CITY OF
3939 CIVIC CENTER BLVD
SCOTTSDALE, AZ 85251

SCOTTSDALE CITY OF
7447 E INDIAN SCHOOL RD STE 100
SCOTTSDALE, AZ 85251

SCOTTSDALE CITY OF
7447 E INDIAN SCHOOL RD STE 100
SCOTTSDALE, AZ 85251

SCOTTSDALE FASHION OFFICE LLC
PO BOX 4085
SANTA MONICA, CA 90411

SCOTTSDALE FASHION SQUARE LLC
PO BOX 4085
SANTA MONICA, CA 90411

SCOTTSDALE WATERFRONT 202 LLC
8151 LAKE RIDGE DR
BURR RIDGE, IL 60527

SCOTTSDALE WATERFRONT
COMMERCIAL LLC
7135 E CAMELBACK RD STE 155
SCOTTSDALE, AZ 85251

SEA TURTLE REVOCABLE TRUST
1707 GRAND VIEW DR
BERKELEY, CA 94705

SEAVERNS JOSEPH M/CANDACE L TR
10118 E TOPAZ DR
SCOTTSDALE, AZ 85258

SHANAHAN WILLIAM/COLLEEN
7175 E CAMELBACK RD UNIT 502-2
SCOTTSDALE, AZ 85251

SHAPIRO BRUCE I
7181 E CAMELBACK RD UNIT 1203-1
SCOTTSDALE, AZ 85251

SHAVER JAMES O/CHAO CHRISTINE
64 WILLOWMERE CIR
RIVERSIDE, CT 6878

SHELLEY RICHARD A/JUDY
7181 E CAMELBACK RD UNIT 603
SCOTTSDALE, AZ 85251

SHER LITAMAE H
295 S MILWAUKEE ST
DENVER, CO 80209

SHOEMAN LLC
7320 E SHOEMAN LN STE 204
SCOTTSDALE, AZ 85251

SINGH RANDHIR
5552 W PARKVIEW LN
GLENDALE, AZ 85310

SKR FAMILY HOLDINGS II LLC
5751 S MAPLE CT
GREENWOOD VILLAGE, CO 80121

SMART LIMB INVESTMENT GROUP LP
2915 E BASELINE RD SUITE 103
GILBERT, AZ 85234

SMYTHE ENTERPRISES LLC
9106 E POINSETTIA DR
SCOTTSDALE, AZ 85260

SOLOMON DIANA
1233 BEECH ST UNIT 56
ATLANTIC BEACH, NY 11509

SOUTHBRIDGE SCOTTSDALE
INVESTORS LLC
7144 E STETSON DR STE 205
SCOTTSDALE, AZ 85251

SPIELMAN DEBORAH P
7175 E CAMELBACK RD NO 106
SCOTTSDALE, AZ 85251

STEPHEN LEIGHTON OSGOOD LIVING
TRUST
7175 E CAMELBACK RD NO 306
SCOTTSDALE, AZ 85251

STETSON CANAL LLC
7127 E 6TH AVE
SCOTTSDALE, AZ 85251

STETSON ESTATE LLC
7903 E VIA LINDA
SCOTTSDALE, AZ 85258

STETSON STUDIOS LLC
11547 E DREYFUS AVE
SCOTTSDALE, AZ 85259

STEWART BRENDA
7181 E CAMELBACK RD UNIT 607
SCOTTSDALE, AZ 85251

STOCKDALE GALLERIA LAND OWNER
LLC
4343 N SCOTTSDALE RD SUITE 180
SCOTTSDALE, AZ 85251

STOCKDALE GALLERIA LAND OWNER
LLC

10850 WILSHIRE BLVD STE 1050
LOS ANGELES, CA 90024

SUNDIAL RESORTS INC

6664 N 40TH ST
PARADISE VALLEY, AZ 85253

SURVIVORS TRUST UNDER LARSEN REV
LIVING TRUST

7181 E CAMELBACK RD UNIT 507-1
SCOTTSDALE, AZ 85251

TERRA HOSPITALITY-SFMSA LLC

116 S BROAD ST SUITE B
KENNETT SQUARE, PA 19348

THUNDERBIRD VENTURES LLC

98 FORT HALL AVE
AMERICAN FALLS, ID 83211

TORNGA FAMILY LLC

PO BOX 965
ZEPHYR COVE, NV 89448

VAN LOON ALEXANDER P

6803 E MAIN ST UNIT 3314
SCOTTSDALE, AZ 85251

VIVA HOLDINGS LLC

310 W MICHIGAN STREET APT 414
INDIANAPOLIS, IN 46202

WATERFRONT PROPERTIES LLC

2525 E CAMELBACK RD SUITE 900
PHOENIX, AZ 85016

WATTEL FAMILY TRUST

7175 E CAMELBACK RD APT 406
SCOTTSDALE, AZ 85251

STOCKDALE GALLERIA PROJECT
OWNER LLC

10850 WILSHIRE BLVD STE 1050
LOS ANGELES, CA 90024

SURVIVORS TRUST

7181 E CAMELBACK UNIT 308-1
SCOTTSDALE, AZ 85251

SW203 LLC

55 W 22ND ST STE 230
LOMBARD, IL 60148

THAKUS MENS WEAR INC

4320 N SCOTTSDALE RD
SCOTTSDALE, AZ 85251

TIRO HOLDINGS LLC

7154 E STETSON DR STE 400
SCOTTSDALE, AZ 85251

TRIYAR CAPITAL LLC/BASELINE
AQUISITION (IMP)

4501 N SCOTTSDALE RD STE 201
SCOTTSDALE, AZ 85251

VELASCO HOLDINGS LLC

8513 E CITRUS WY
SCOTTSDALE, AZ 85250

WARNEKA LIVING TRUST

PO BOX 30973
LAUGHLIN, NV 89028

WATERFRONT PROPERTIES LLC

PO BOX 10476
PHOENIX, AZ 85064

WEINGARTEN NOSTAT INC

2600 CITADEL PLAZA DR SUITE 125
HOUSTON, TX 77008

SUCHER TODD

7175 E CAMELBACK RD UNIT 404 2
SCOTTSDALE, AZ 85251

SURVIVORS TRUST

7175 E CAMELBACK RD UNIT 510-2
SCOTTSDALE, AZ 85251

TAITTINGER TRUST

7181 E CAMELBACK RD UNIT 310
SCOTTSDALE, AZ 85251

THIEN C PHAM REVOCABLE LIVING
TRUST

7181 E CAMELBACK RD UNIT 407
SCOTTSDALE, AZ 85251

TODD D FOGEL REVOCABLE TRUST OF
1999

PO BOX 353
GERMANTOWN, WI 53022

URBAN GRAPHITE HOLDINGS LLC

7633 EAST ACOMA DRIVE STE 206
SCOTTSDALE, AZ 85260

VERMA FAMILY TRUST

2375 E CAMELBACK RD STE 600
PHOENIX, AZ 85016

WATERFRONT 1302 LLC

7181 E CAMELBACK NO 1302 PH06
SCOTTSDALE, AZ 85251

WATERFRONT RESIDENCES LLC

7175 E CAMELBACK RD STE 806
SCOTTSDALE, AZ 85251

WEINMAN FAMILY TRUST

4471 KAHALA AVE
HONOLULU, HI 96816

WEISS LEE A/JILL M TR
7175 E CAMELBACK RD NO 703
SCOTTSDALE, AZ 85251

WILLERT GARY/LISA
7175 E CAMELBACK RD NO 1203
SCOTTSDALE, AZ 85251

WONG CHEUNG C/SING L
4417 N SADDLEBAG TR
SCOTTSDALE, AZ 85251

ZIER FAMILY TRUST
7002 E LUDLOW DR
SCOTTSDALE, AZ 85254

Downtown Camelback Frontage Assn
6664 N 40th St
Paradise Valley, AZ 85253

Colony Camelback
4701 N 68th St #208
Scottsdale, AZ 85251

Olive View Manor
4601 N 73rd St #11
Scottsdale, AZ 85251

Royale Gardens I
PO Box 14767
Scottsdale, AZ 85267

Scottsdale Terrace
16625 S Desert Foothills Pkwy
Phoenix, AZ 85048

Sarkis Manor HOA
4801 E McKellips Rd
Mesa, AZ 85215

WEST DAVID LAIN/RUTH ANN
PO BOX 3488
DURANGO, CO 81302

WILLIAM G LARKIN FAMILY LIVING
TRUST
8415 E JOSHUA TREE LN
SCOTTSDALE, AZ 85250

YUAN ROCKY SO LUN/STEPHANIE YEN
FEN TR
8306 E SAN SIMON
SCOTTSDALE, AZ 85258

Scottsdale Terrace
7508 E Minnezona Av
Scottsdale, AZ 85251

Downtown Camelback Frontage Assn
7408 E Camelback Rd
Scottsdale, AZ 85251

Royale Gardens I
4817 N 72nd Wy
Scottsdale, AZ 85251

Colony Camelback
4701 N 68th St #235
Scottsdale, AZ 85251

Villa Adrian Improvement Assn
6939 E Glenrosa Av
Scottsdale, AZ 85251

Colony Camelback
PO Box 62073
Phoenix, AZ 85082

Safari Drive Condos
1600 W Broadway Rd #200
Tempe, AZ 85252

WHITTEN RAY H JR TR
7175 E CAMELBACK RD 407
SCOTTSDALE, AZ 85251

WONDERLIC LIVING TRUST
7181 E CAMELBACK RD NO 904
SCOTTSDALE, AZ 85251

ZEBRA FAMILY TRUST/CHANDLER
EUGENE/JOAN A
4409 N 66TH ST
SCOTTSDALE, AZ 85251

Villa Adrian Improvement Assn
4334 N 70th St
Scottsdale, AZ 85252

Scottsdale Terrace
7513 E Minnezona Av
Scottsdale, AZ 85251

Villa D'Este Improvement HOA
6901 E Layfayette Blvd
Scottsdale, AZ 85251

Royale Gardens I
4815 N 72nd Wy
Scottsdale, AZ 85251

Optima Camelview Village Condo HOA
7147 E Rancho Vista Dr #B-207
Scottsdale, AZ 85251

Optima Camelview Village Condo HOA
1600 W Broadway Rd #200
Tempe, AZ 85282

Bob Griffith
7127 E. Rancho Vista Dr. #4002
Scottsdale, AZ 85251

Eric Gold
25499 N. 104th Way
Scottsdale, AZ 85255

Vickie Falen
10520 N 117th Pl
Scottsdale, AZ 85259

Withey Morris, PLC
2525 E. Arizona Biltmore Circle; Suite
A-212
Phoenix, AZ 85016

Paradise Valley Unified School District
15002 N. 32nd Street
Phoenix, AZ 85032

Earl, Curley & Lagarde, P.C.
3101 N. Central Avenue, Ste. 1000
Phoenix, AZ 85012

Chris Schaffner
7346 E. Sunnyside Dr.
Scottsdale, AZ 85260

Dr. Sonnie Kirtley
COGS
8507 East Highland Avenue
Scottsdale, AZ 85251

Jim Funk
Gainey Ranch Community Association
7720 Gainey Ranch Road
Scottsdale, AZ 85258

John Washington
3518 N Cambers Court
Scottsdale, AZ 85251

Lori Haye
P.O. Box 426
Cave Creek, AZ 85327

Bob Mountz
23005 N. 74th Street #1214
Scottsdale, AZ 85255

Wade Tinant
4614 E. Running Deer Trail
Cave Creek, AZ 85331

Gammage & Burnham, PLC
2 N. Central Avenue, 15th Floor
Phoenix, AZ 85004

Granite Reef Neighborhood Resource
Center
1700 N Granite Reef Road
Scottsdale, AZ 85257

Annette Petrillo
1169 E. Clovefield Street
Gilbert, AZ 85298

Dan Sommer
12005 N 84th Street
Scottsdale, AZ 85260

Ed Toschik, President
7657 E Mariposa Grande Dr
Scottsdale, AZ 85255

Jim Haxby
7336 E. Sunnyside Dr.
Scottsdale, AZ 85260

Leon Spiro
7814 E Oberlin Way
Scottsdale, AZ 85266

Maricopa County Superintendent of
Schools
4041 N. Central Avenue Suite 1200
Phoenix, AZ 85012

Patti Badenoch
5027 N. 71st Pl
Scottsdale, AZ 85253

Carla
3420 N. 78th Street
Scottsdale, AZ 85251

Arizona Commerce Authority
333 N. Central Avenue, Suite 1900
Phoenix, AZ 85004

Southwest Gas Corporation
2200 N. Central Avenue Ste 101
Phoenix, AZ 85004

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Withey Morris, PLC
2525 E. Arizona Biltmore Circle; Suite A-212
Phoenix, AZ 85016

David G. Gulino
Land Development Services
7525 E. Camelback Road, Suite 104
Scottsdale, AZ 85251

Guy Phillips
7131 E. Cholla St.
Scottsdale, AZ 85254

John Berry/Michele Hammond
Berry Riddell, LLC
6750 E Camelback Rd, Ste 100
Scottsdale, AZ 85251

Linda Whitehead
9681 E Chuckwagon Lane
Scottsdale, AZ 85262

Mike McNeal, Supervisor
AT&T
1231 W. University Drive
Mesa, AZ 85201

Planning & Engineering Section Manager
Arizona State Land Department
1616 W. Adams Street
Phoenix, AZ 85007
Richard Turner, Planning and Zoning
Administrator
Town of Fountain Hills
16705 E. Avenue of the Fountains
Fountain Hills, AZ 85268

Project Management
Arizona Department of Transportation
205 S. 17th Avenue MD 6012E
Phoenix, AZ 85007
Sherry Wagner/Right-of-Way Technician,
SR.
Mail Station PAB348
P.O. Box 52025
Phoenix, AZ 85072

Randall P. Brown
Spring Creek Development
7134 E. Stetson Drive; Suite 400
Scottsdale, AZ 85251

MARQUEE PROJECT (7-ZN-2015#2 AND 8-DA-2018)
RESPONSE TO 1ST REVIEW COMMENTS

Responses are provided in **RED CAPS BELOW**

General Plan:

1. Policy LU 4.4 of the Old Town Scottsdale Character Area Plan (OTSCAP) discusses public amenities and benefits that should be provided when development bonuses are sought by a development proposal within downtown. In addition, the General Plan (Character & Design Goal 4) and the OTSCAP (Character & Design Goals CD 5 and CD 6 and Mobility Goal M 2) support the provision of meaningful streetspaces and open space areas that provide visual continuity among adjacent developments and create a series of smaller, intimate spaces. The existing development plan (7-ZN-2015) outlines public amenities and benefits associated with streetspace improvements (North and South sides of Shoeman Lane); however, there is no difference in public benefit between the previous approval and the current application, which proposes an additional height and floor area. Please respond to the noted goals by modifying the proposed site plan, particularly along Scottsdale Road and Shoeman Lane to provide additional open space, or other public amenities/benefits at ground-level to align with the additional height and development bonuses being sought through this application.

THE PROJECT HAS BEEN UPDATED TO INCLUDE ADDITIONAL, GROUND LEVEL OPEN SPACE ALONG SHOEMAN LANE AND SCOTTSDALE ROAD. SEE UPDATED EXHIBITS. THIS AREA IS ROUGHLY 11,080SF IN SIZE AND OPEN TO BUILDING TENANTS AND THE PUBLIC. (PLEASE REFER TO 'OPEN SPACE SITE PLAN' INCLUDED IN THIS SUBMITTAL.)

2. The General Plan (Character & Design Element Goal 5 and Growth Areas Element Goal 6) and the OTSCAP (Character & Design Chapter Policies CD 5.5, CD 6.3, and CD 9.4; Mobility Chapter Policy M 1.3; and the Arts & Culture Chapter) discuss the importance of art within the downtown that is accessible and integrated into the urban form. Although the development plan briefly discusses the possibility of integrated Public Art on-site, the possible location(s) are not noted, and no further detail is provided. Please respond to the goals and policies noted above and provide location details on a Cultural Amenities Plan. Public art should be viewable from the right-of-way and in a location that is publicly accessible.

THE INCORPORATION OF ARTWORK IS BEING REVIEWED AND CONSIDERED WITH THE UPDATED DESIGN. THE LIKELY LOCATIONS ARE NEAR THE HARD CORNER OF SCOTTSDALE AND SHOEMAN, INCORPORATED INTO THE GARAGE SCREENING ALONG SHOEMAN, OR WITHIN THE PUBLIC AMENITY SPACE ON THE WEST EDGE OF THE BUILDING.

Zoning:

3. Zoning Ordinance Section 6.1304.A.3.b and c., within the Criteria for a PBD Overlay District Application in the Type-3 Area, requires that the building form be in conformance with the Downtown Plan Urban Design & Architectural Design Guidelines (DUDAG) and shall reflect the planned character of development within which the development project will be located. The DUDAG specify that the apparent size and bulk of larger architectural form of buildings are to be reduced, particularly adjacent to streets, with taller vertical planes limited to the interior of the development. Furthermore, the apparent size and bulk should

be designed as compositions of smaller parts that reduce a building's perceived height and bulk by dividing the building mass into smaller-scale components and stepping building height back away from the street as the building height increases. The proposed building is approximately 30 feet taller than the existing entitlements, however, there has been no indication of additional setbacks or stepbacks to break-up the mass of the building. Please revise the development plan and development standards to incorporate setbacks and/or stepbacks for the upper 2-3 levels of the building, in accordance with the requirements of the DUDAG.

THE OFFICE BUILDING DESIGN HAS BEEN REVISED TO ADD SIGNIFICANT STEPBACKS ALONG THE SCOTTSDALE ROAD FRONTAGE, ALONG WITH THE FIRST FLOOR RETAIL/OFFICE AREA BEING PUSHED BACK TO PROVIDE MORE SIGNIFICANT PEDESTRIAN OUTDOOR PATIO OPPURTUNITIES. THE REVISED DESIGN ALSO INCORPORATES ADDITIONAL ARCHITECTURAL DETAILING AND MATERIAL CHANGES ALONG THE SHOEMAN LANE FRONTAGE, INCLUDING POCKET BALCONIES, HORIZONTAL AND VERTICAL SHADING ELEMENTS, AND ROOFTOP VIEW DECKS. (PLEASE REFER TO THE BUILDING ELEVATIONS AND 3D PERSPECTIVE VIEWS INCLUDED IN THIS SUBMITTAL.)

4. The existing development plan and development agreement (7-ZN-2015) commit to providing approximately forty percent (40%) more parking on the site than what the zoning ordinance required for the proposed building and mix of uses. The additional parking was provided/required due to a perceived lack of parking in the Galleria area. The current proposal only includes an approximate two percent (2%) surplus. Please provide additional information in the narrative/development plan regarding the parking supply and demand for the project and immediate vicinity, as there may be concern regarding the parking supply as the project moves forward in the public process.

THE PARKING SITUATION FOR THE PROJECT AND THE SURROUNDING GALLERIA AREA HAS VASTLY CHANGED SINCE THE ORIGINAL APPROVAL. THE LARGEST PARKING USER TENANAT AT THE GALLERIA HAS SINCE VACATED THE GALLERIA AND THE MAJORITY OF THAT LEASABLE SPACE HAS BEEN BACKFILLED WITH NEW TENANTS WITH FAR LESS INTENSE PARKING NEEDS. ADDITIONALLY, THE USE OF RIDESHARING OPTIONS CONTINUES TO INCREASE AS WELL AS DOWNTOWN LIVING OPTIONS WHICH PROVIDE FOR NON-VEHICULAR COMMUTES TO THE AREA. AGAIN, THE PROPOSED PROJECT MEETS AND EXCEEDS THE REQUIRED PARKING PER THE SCOTTSDALE CITY ORDINANCE.

5. On page 16 of 22 of the project narrative, under 'Parking', it is stated that '...the project gets credit for an additional 19 street parking spaces...', however, Paragraph 5.5 of the approved development agreement states that the project will not receive any parking credits for the spaces removed from Shoeman Lane. Please revise the project narrative to not include the additional parking credit.

THE DEVELOPMENT AGREEMENT PARAGRAPH 5.5 NOTES THE PROJECT WILL NOT RECEIVE CREDIT FOR PAYMENTS MADE FOR PARKING SPACES REMOVED FROM SHOEMAN. THE PROPERTY WOULD STILL BE ELIGIBLE TO RECEIVE CREDIT FOR STREET PARKING WHICH REMAINS ADJACENT TO THE PROPERTY, IF APPLICABLE BY ZONING ORDINANCE. THE NARRATIVE HAS BEEN UPDATED AND THE DEVELOPMENT AGREEMENT HAS BEEN UPDATED WITH THIS CLARIFICATION.

6. In accordance with Zoning Ordinance Section 6.1304.A.3.a., please revise the project narrative so that it also includes an explanation on how the proposed zoning district map amendment is consistent with the Old Town Scottsdale Character Area Plan, Character and Design Chapter: Goal CD 1 - Policies 1.1, 1.2, and 1.5; Goal CD 3 - Policies 3.1, 3.2, 3.3, 3.4, and 3.5; Goal CD 4 - Policies 4.1, 4.2, and 4.3; Goal CD 5 - Policies 5.1, 5.2, 5.3, 5.4, and 5.5; Goal CD 6 - Policies 6.1, 6.2, 6.3, 6.4, 6.5, and 6.6; Goal CD 7 - Policies 7.1, and 7.2; Goal CD 8 - Policies 8.1, 8.2, and 8.3; Goal CD 9 - Policies 9.1, 9.2, 9.3, and 9.4; Goal CD 10 - Policies 10.3, 10.4, 10.6, 10.7, 10.8, and 10.9; Goal CD 11 - Policies 11.1, 11.2, 11.3, and 11.4. Please update the narrative so that the responses to the Character and Design Chapter are more descriptive and explanative rather than rephrasing the policies and provide brief directive responses that clarify how the policies will be implemented.

THE REVISED SITE AND BUILDING DESIGN INCORPORATES A MORE PEDESTRIAN FRIENDLY EXPERIENCE AT THE GROUND PLANE LEVEL THRU THE ADDITION OF RETAIL OPPORTUNITIES NOT ONLY ALONG THE SCOTTSDALE ROAD FRONTAGE, BUT ALSO ALONG THE SHOEMAN LANE FRONTAGE. WE HAVE RECESSED THE FIRST FLOOR OFFICE FACE ALONG THESE TWO ROAD FRONTAGES IN ORDER TO CREATE LARGE SHADED AREAS FOR OUTDOOR USES TO SUPPORT THE RETAIL USES WITHIN THE BUILDING. THE OFFICE BUILDING'S ARCHITECTURAL CHARACTER IS "FORWARD-LEANING" TO ADDRESS THE NEEDS OF TODAY'S CORPORATE OFFICE TENANT, PROVIDING LARGE OPEN FLOOR AREAS FOR EFFICIENT SPACE UTILIZATION. ALSO PROVIDED IN THE REVISED BUILDING DESIGN ARE OUTDOOR PATIO AREAS AT THE EIGHTH AND TWELFTH FLOORS, AND AT THE ROOF DECK LEVEL. THE EAST / WEST ORIENTATION OF THE BUILDING REDUCES THE SOLAR IMPACT ON THE BUILDING, AND THE REFLECTED SOLAR IMPACT ON THE SURROUNDING ENVIRONMENT. THE LANDSCAPE / HARDSCAPE ALONG SCOTTSDALE ROAD AND SHOEMAN LANE WILL BE REDEVELOPED WITH THIS PROJECT TO ENHANCE THE PEDESTRIAN AND VEHICULAR USER'S EXPERIENCE WHEN TRAVERSING THRU THE AREA, AND WILL FIT SEAMLESSLY WITHIN THE EXISTING CONTEXT OF THE AREA. PLEASE REVIEW THE REVISED LANDSCAPE PLAN, FIRST FLOOR PLAN, AND PERSPECTIVE IMAGES PROVIDED IN THIS RESUBMITTAL.

7. In accordance with Zoning Ordinance Section 6.1304.A.3.b., please revise the project narrative so that it also includes an explanation on how the proposed zoning district map amendment will be consistent with the Downtown Plan Urban Design & Architectural Guidelines: Sections A1, A2, A3, A4, A5, A6, A8, A9 and A10; B2; D1, D2, D3 and D4; **C1, C2, and C3.**

THE REVISED BUILDING DESIGN MASSING AND EXTERIOR SKIN IS BROKEN INTO VARIOUS ARCHITECTURAL COMPONENTS, BOTH HORIZONTALLY AND VERTICALLY, TO HELP BREAKDOWN IT'S PERCEIVED SIZE AND MASS. THE RECESSING OF THE FIRST FLOOR AREA ALONG THE SCOTTSDALE ROAD FRONTAGE REFLECTS THE FIRST FLOOR RECESSING OF THE EXISTING GALLERIA BUILDING ADJACENT TO THE SITE TO THE SOUTH. WE HAVE ALSO STEPPED THE BUILDING BACK AT THE SEVENTH, EIGHTH, AND TWELFTH FLOOR LEVELS TO REFLECT THE STEPPING OF THE EXISTING GALLERIA BUILDING. THE SETBACK OF THE BUILDING ALSO IS IN KEEPING WITH THE EXISTING GALLERIA BUILDING. THE SITE AND BUILDING DESIGN INCORPORATES A MORE PEDESTRIAN FRIENDLY EXPERIENCE AT THE GROUND PLANE LEVEL BY RECESSED THE FIRST FLOOR OFFICE FACE ALONG THESE TWO ROAD FRONTAGES IN ORDER TO CREATE LARGE SHADED AREAS FOR OUTDOOR USES TO SUPPORT THE RETAIL USES WITHIN THE BUILDING. PLEASE REVIEW THE REVISED LANDSCAPE PLAN, FIRST FLOOR PLAN, AND PERSPECTIVE IMAGES PROVIDED IN THIS RESUBMITTAL.

8. Please revise the tabulations under the "Public Benefits" heading on page 17 of the development plan so the requested bonus building height accurately reflects the requirements of Zoning Ordinance Section 6.1308. Based on the current submittal the requested height increase should be 36.42 feet.

THE BUILDING HEIGHT WILL BE SHOWN AT 150'-0" TO TOP OF PARAPET. 156'-0" TO TOP OF MECHANICAL SCREEN.

9. Please revise the tabulations under the "Public Benefits" heading on page 17 of the development plan so the requested bonus Gross Floor Area Ratio accurately reflects the requirements of Zoning Ordinance Section 5.3008., relative to the bonus for underground parking. This provision is only available if 90% or more of the required parking is below grade. Based on the current submittal the requested GFAR increase should .97 or 109,382 square feet.

92.6% OF REQUIRED PARKING IS LOCATED ABOVE GRADE. THE NARRATIVE HAS BEEN UPDATED TO REFLECT A 0.10 BONUS PER PROVISION 5.3008

10. Please revise the tabulations under the "Public Benefits" heading on page 17 of the development plan so the requested bonus calculations accurately reflect the requirements of Zoning Ordinance Section 7.1200.D. Based on the numbers referenced in comments #2 and 3 above, the bonus payments should total \$1,229,115.03 for GFAR and \$432,519.72 for building height.

THE TABULATIONS UNDER PUBLIC BENEFITS (PAGE 21) HAVE BEEN UPDATED TO REFLECT THE UPDATED PROJECT DESIGN AND BONUS REQUESTS.

11. Please see the attached relined copy of the submitted Legislative Draft of Amended Development Standards and make the suggested revisions, in accordance with Zoning Ordinance Section 6.1308.

SUGGESTED EDITS HAVE BEEN MADE AND THE LEGISLATIVE DRAFT HAS BEEN UPDATED TO REFLECT THE NEW PROJECT DESIGN.

12. Please revise the language on page 2 of the submitted Development Plan under the "Request" heading to accurately reflect the property's current zoning designation of Downtown/Downtown Multiple-Use Type-2 Planned Block Development Downtown Overlay.

NARRATIVE HAS BEEN UPDATED AS REQUESTED

13. Please revise the language on page 20 of the submitted Development Plan within Row E of the table heading to accurately reflect the standard within Type-3 in-lieu of Type-2.

NARRATIVE HAS BEEN UPDATED AS REQUESTED

14. Please revise the development agreement to reflect the bonus requests for building height and gross floor area ratio consistent with the development plan, and provide a redlined version of the development agreement identifying all changes from the previously approved development plan, in accordance with Zoning Ordinance Section 6.1310.D.2.

DA HAS BEEN UPDATED TO REFLECT THE NEW PROJECT AND CHANGES.

15. Please revise the bicycle parking calculations on the site plan in conformance with the requirements of Zoning Ordinance Section 9.103.C., requiring one bicycle space for every 10 required vehicle spaces.

BIKE PARKING DATA HAS BEEN REVISED IN THE SITE PLAN PROJECT DATA TO REFLECT THE PROVIDED BIKE PARKING AT 1 SPACE FOR EVERY 10 REQUIRED PARKING SPACES. (91 SPACES

16. Please revise the accessible parking space calculations on the site plan in accordance with Zoning Ordinance Section 9.105.B.4., requiring 4% of the provided parking spaces to be accessible. If a reduction request is proposed, please provide the required documentation in accordance with Section 9.105.C.

ACCESSIBLE PARKING IS PROVIDED AT 4% OF PROVIDED PARKING, WHICH EQUATES TO 38 SPACES. PROJECT DATA HAS BEEN REVISED TO REFLECT THIS, AND LOCATIONS ARE SHOWN ON THE FLOOR PLANS IN THIS RESUBMITTAL.

Circulation:

17. As requested with the Development Application Submittal Checklist, please submit three (3) copies of the updated Traffic Impact Mitigation Analysis (TIMA).

COMMENT NOTED.

Water and Waste Water:

18. Please submit three (3) copies of the revised Waste Water Design Report(s) with the original red-lined copy of the report to me with the rest of the resubmittal material identified in Attachment A.

COMMENT NOTED.

Significant Policy Related Issues

The following policy related issues have been identified in the first review of this application. While these issues may not be critical to scheduling the application for public hearing, they may affect the City Staff's recommendation pertaining to the application and should be addressed with the resubmittal of the revised application material. Please address the following:

Site Design:

19. In accordance with the Design Standards & Policies Manual Section 2-1.309, please provide as analysis of the existing/proposed trash compactor to include the following:
 - a. Make and model details of existing compactor to include capacity.
 - b. Air-conditioned square footage of existing Galleria and proposed structure {proposed structure alone would require 14 refuse enclosures or, at a compaction ratio of 4 to 1, a 14-yard compactor}

- c. Any existing or proposed restaurants.
 - d. Illustrate on site plan detailed compactor and refuse service path, including any proposed overhead structures along service path of refuse truck.
 - e. Additional information regarding shared refuse concept – may need to be validated through PSD or other agreement.
- **'RAMJET' RJ-100SC SELF-CONTAINED COMPACTOR/CONTAINER, 30 CU YDS.**
 - **THE GALLERIA IS 657,700SF. THE NEW OFFICE BUILDING WILL BE 271,900. TOTAL AREA IS 929,600SF.**
 - **SEE 'COMPACTOR ACCESS PLAN' INCLUDED IN THIS RESUBMITTAL.**
 - **THE WET COMPACTORS IS ONCE A WEEK FOR BOTH BUILDINGS USUALLY FRIDAY. RECYCLE IS DONE AS NEEDED. SOMETHING OF NOTE IS WE USE THE RECYCLE COMPACTOR FOR BOTH BUILDINGS.**

Landscape Design:

20. Based on the mature size of the proposed plants, modify the planting density and layout so that it is representative of the mature size of the proposed species, relative to the planting area. In general, a twenty to thirty percent (20 - 30%) reduction of planting intensity should be implemented to avoid overcrowding of plants, and so that there will be no need to trim excessively or shear the plants, resulting in sustainable landscape improvements, in accordance with Zoning Ordinance Sections 10.100 and 10.700.

THE PLANTING DENSITY HAS BEEN MODIFIED BY 20-30% AND THE REVISED LAYOUT IS REPRESENTATIVE OF THE MATURE SIZE OF THE PROPOSED SPECIES, RELATIVE TO THE PLANTING AREA.

21. Please modify the plant species that are listed under the plant materials legend so that they match the 'Tree Selections' and the 'Shrub/Groundcover/Accent Selections' that are in the Scottsdale Road Streetscape Design Guidelines, which can be found on the Scottsdale website at: <http://www.scottsdaleaz.gov/Assets/ScottsdaleAZ/Construction/scottsdale-road-streetscape/SRDesign.pdf>.

THE PLANT LEGEND IS PRIMARILY COMPOSED OF PLANTS IDENTIFIED ON THE SRDESIGN PDF AS "SEGMENT 2 PLANT LIST"

Technical Corrections

The following technical ordinance or policy related corrections have been identified in the first review of the project. While these items are not as critical to scheduling the case for public hearing, they will likely affect a decision on the final plans submittal (construction and improvement documents) and should be addressed as soon as possible. Correcting these items before the hearing may also help clarify questions regarding these plans. Please address the following:

Site:

22. The preliminary landscape plan identifies bicycle parking areas within the parking structure and several locations within the hardscape/sidewalk area along the Shoeman Lane frontage. Please provide additional information including dimensions and clearance information for the locations along Shoeman Lane demonstrating the appropriate clearance is provided without conflicting with the walkways or parallel parking areas, in accordance with Zoning Ordinance Section 9.106.A.2.

BIKE PARKING HAS BEEN MOVED FROM SHOEMAN LANE TO THE SCOTTSDALE ROAD SIDE OF THE PROPERTY TO MAKE IT MORE VISIBALE AND ACCESSIBLE TO THE PUBLIC, ALONG WITH BIKE PARKING PROVIDED WITHIN THE FIRST FLOOR OF THE PARKING GARAGE AREA OF THE BUILDING. (SEE FIRST FLOOR PLAN FOR LOCATIONS.)

23. Please provide a site plan and project data to comply with the Plan & Report Requirements for Development Applications.

- a. Provide a written scale on the site plan.
- b. Indicate the zoning district of all adjacent and abutting parcels.
- c. Indicate the number of consecutive vehicle parking spaces in each row.
- d. Indicate the building footprint and do not indicate the interior spaces within each building.
- e. Indicate the building setback that is proposed for the Shoeman Lane frontage.
- f. Indicate the location and dimensions of all abutting rights-of-way, including alleys.
- g. Indicate the dimension from each building/structure to the adjacent/abutting property line.
- h. Indicate the location of street lights, traffic control devices, irrigation standpipes, stormwater management structures, overhead utility lines and poles, etc.
- i. Eliminate the landscape symbols from the site plan.

SITE PLAN HAS BEEN UPDATED TO SHOW ALL OF THE INFORMATION REQUESTED ABOVE.

24. Please revise the site plan or provide a supplemental plan to identify the existing and proposed property lines, in accordance with Scottsdale Revised Code 48-3 and 4. A re-plat will be required for the new parcel configuration.

25. Please revise the site plan to identify a 50-foot half-street dedication for Scottsdale Road right-of-way dedication required, in accordance with the Design Standards & Policies Manual Section 5-3.104, Major Collector - Urban.

26. Please revise the site plan or provide a supplemental plan to show dimensions of the right- of-way and proposed improvements on Shoeman Lane, and include a dimensioned street cross-section, in accordance with the Plan & Report Requirements for Development applications.

NOTES AND DIMENSION HAS BEEN ADDED TO THE SITE PLAN.

27. Please revise the width of the service drive identified with Note 4 to be a minimum of 24 feet wide, in accordance with Zoning Ordinance Section 9.106.

THE SERVICE DRIVE IS CURRENTLY 24' WIDE, AND DIMENSIONED ON THE FIRST FLOOR PLAN.

28. Please provide floor plans for all levels of the garage structure, with dimensional information and notations on the floor plan in conformance with Zoning Ordinance Section 9.106.A.

ALL LEVELS OF THE PARKING GARAGE ARE PROVIDED WITH THIS RESUBMITTAL.

Landscaping:

29. Please revise the conceptual landscape plan so that it includes summary data indicating the landscape area (in square feet) of on-site, right-of-way, and parking lot landscaping, in compliance with Zoning Ordinance Section 10.200., in accordance with Zoning Ordinance Section 1.305.

THE CONCEPTUAL LANDSCAPE PLAN HAS BEEN REVISED TO INCLUDE A SUMMARY DATA INDICATING THE LANDSCAPE AREA (IN SQUARE FEET) OF ON-SITE, RIGHT-OF-WAY, AND PARKING LOT LANDING.

30. Please revise the landscape plan so that the landscape legend includes quantity of the proposed plants, in accordance with Zoning Ordinance Section 10.200.

THE LANDSCAPE PLAN HAS BEEN REVISED TO INCLUDE QUANTITY OF THE PROPOSED PLANTS.


31. Please provide a landscape plan that indicates the building footprint and does not indicate the interior spaces within each building. Showing the interior spaces on the landscape plan results in too much information on the plan, making it difficult to read. Please refer to the Plan & Report Requirements for Development Applications and Zoning Ordinance Section 1.305.

THE LANDSCAPE PLAN HAS BEEN REVISED TO INDICATE THE BUILDING FOOTPRINT AND DOES NOT INDICATE THE INTERIOR SPACES.

32. Please revise the landscape plan to show the locations of street lights, traffic signals, fire hydrants, and overhead utility poles. Please refer to the Plan & Report Requirements for Development Applications and Zoning Ordinance Section 1.305.

THE BACKGROUND HAS BEEN UPDATED TO INCLUDE LIGHT POLES, FIRE HYDRANTS, ETC.

Other:

33. Please contact Arizona Public Service (APS) to coordinate the installation of electric lines and the location of electrical equipment to serve the proposed development. Refer to Attachment aps, Construction Energy Answers, and contact Mr. Michael Worley, APS Customer Project Manager (602-493-4144).

COMMENT NOTED. APPLICANT WILL CONTACT APS AS PROJECT PROCEEDS